



The Woodlands Township

The Woodlands, TX

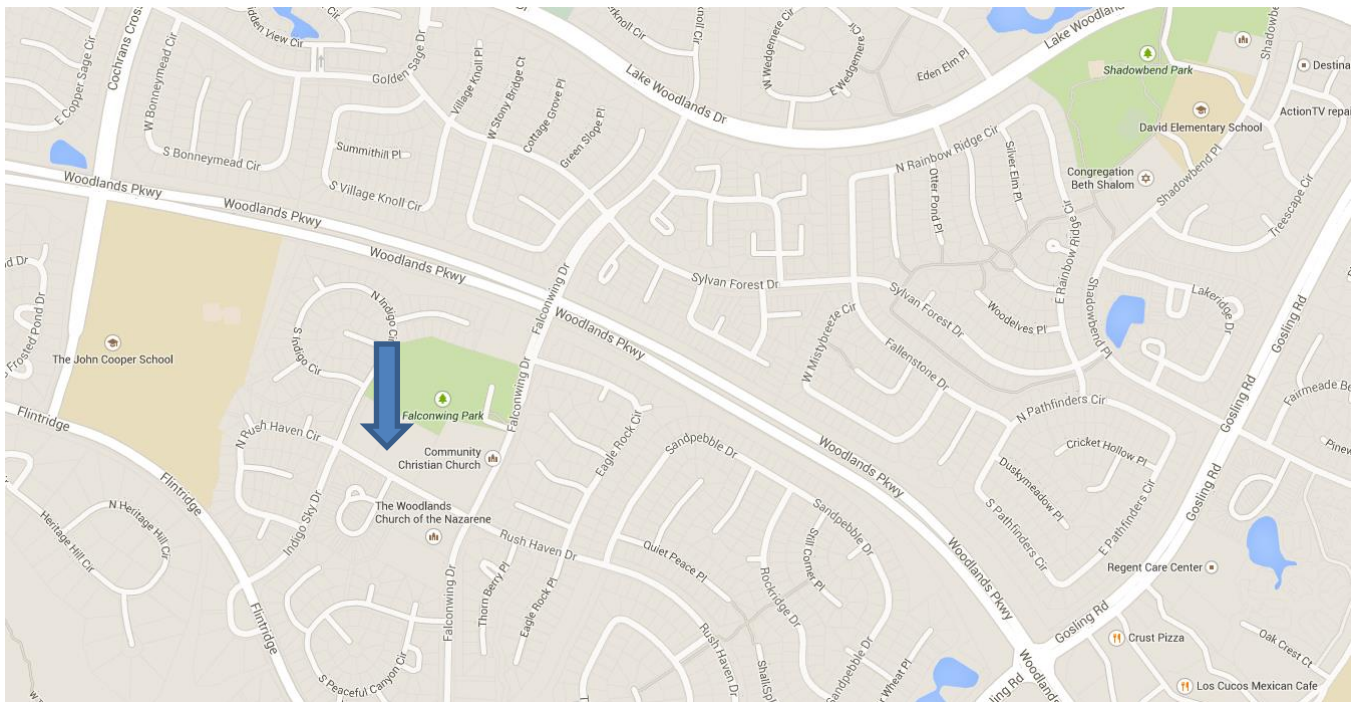
Bid Request - 2015 Pool Replaster and Pool Deck Refurbishment

SCOPE:

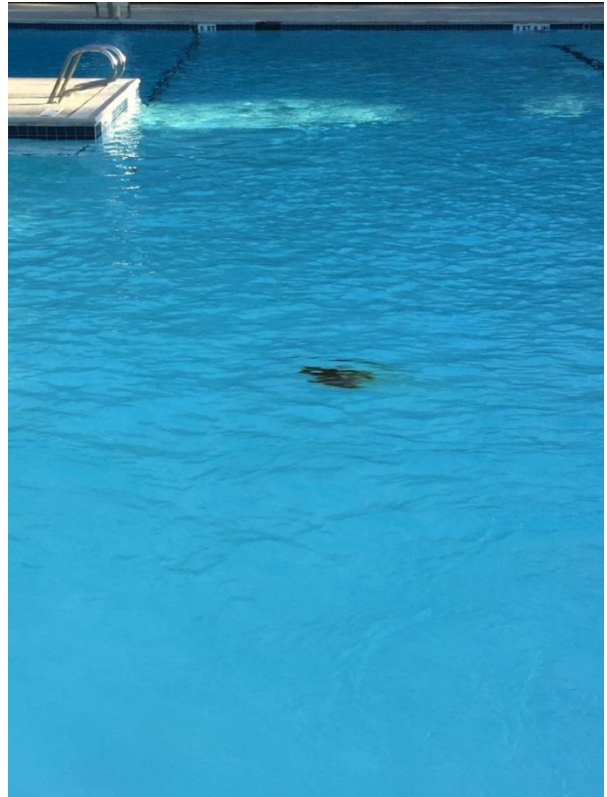
- To select and identify a vendor who will provide all materials, labor, supplies, etc to:
 - Falconwing Pool (5610 Rush Haven Dr. The Woodlands, TX 77380).
 - Replaster an approximately 4,300 square foot pool and an approximately 800 square foot baby pool at Falconwing Pool
 - Refurbish approximately 12,000 square feet of pool deck surface also at Falconwing Pool, including up to approximately 1,050 linear feet of expansion joint material, 580 linear feet of which is included in the pool perimeters.
 - Ridgewood Pool (4192 Interfaith Drive Dr. The Woodlands, TX 77381).
 - Replaster an approximately 4,300 square foot pool and an approximately 1,300 square foot baby pool at Ridgewood Pool
 - Refurbish approximately 11,000 square feet of pool deck surface also at Ridgewood Pool, including up to approximately 2,000 linear feet of expansion joint material, 515 linear feet of which is included in the pool perimeters and 125 linear feet of which is currently wooden.
- The Woodlands Township reserves the right to reject any or all Bids, including without limitation the rights to reject any or all nonconforming, non-responsive, unbalanced or conditional Bids and to reject the Bid of any Bidder if The Township believes that it would not be in the best interest of the Project to make an award to that Bidder, whether because the Bid is not responsive or the Bidder is unqualified or of doubtful financial ability or fails to meet any other pertinent standard or criteria established by The Township.
- The Township also reserves the right to waive all informalities and defects in the bids and the bidding process not involving price, time of submittal or changes in the Work and to negotiate contract terms with the Successful Bidder. Discrepancies between the multiplication of units of Work and unit prices will be resolved in favor of the unit prices. Discrepancies between the indicated sum of any column of figures and the correct sum thereof will be resolved in favor of the correct sum. Discrepancies between words and figures will be resolved in favor of the words. In case of ambiguity or lack of clarity in stating the prices in the bid, The Township reserves the right to consider the most advantageous bid thereof or to reject the bid.
- By bidding, the bidder acknowledges and will adhere to all bid specifications as stated within this bid packet.
- Manufacturer's specifications (design guide), when used are to be considered informative to give the bidder information as to the type and kind requested. Proposals of any reputable manufacturer's regularly produced product of such item similar and substantially equivalent will be considered.
- Bid prices shall be firm for 90 days from bid opening.
- Evaluation of bid takes into account the following considerations: price and proposed project timeline.
- A conditional bid may be cause for rejection.

- A **mandatory** pre-bid meeting will take place at **10:00 A.M. on Monday, December 22, 2014**. The meeting will begin at Falconwing Pool (5610 Rush Haven Dr. The Woodlands, TX 77380) and proceed to Ridgewood Pool (4192 Interfaith Way. The Woodlands, TX 77381) after the lesser of approximately 45 minutes or when all present are ready to move on. At this meeting, **each bidder is to calculate all measurements needed to complete the bid**. Bidders should **not** rely solely on the approximated measurements listed in this document.
- A bid includes the **General Specifications and Acknowledgment, Addendum Acknowledgement, Bid Tabulation Form, References, Subcontractors List, Statement Of Company Qualifications and other items identified in this bid packet**. Bids must have all blanks spaces filled in, in ink or typewritten, and must be submitted in a sealed envelope. Each sealed envelope containing the bid must be clearly marked on the outside *"Bid for 2015 Pool Replaster and Pool Deck Refurbishment"* and the envelope should bear on the outside the name of the bidder and their address. Each bid **must** be completed and received by The Woodlands Township, Parks and Recreation Department, 8203 Millennium Forest Dr., The Woodlands, TX 77381 no later than **1:00 P.M. on Friday, January 2, 2015**.
- Payment will be made by The Woodlands Township within thirty (30) calendar days after completion of project.
- Any questions about the meaning, the intent or the specifications must be inquired by the bidder **in writing by 5:00pm on Monday, December 29, 2014**. Email all questions to Karl Shaw, Aquatics Superintendent at khshaw@thewoodlandstowship-tx.gov. Any and all questions will be responded to in the form of a written addendum. All addenda that you receive shall become a part of the contract documents and shall be acknowledged and dated on the bottom of the Addendum Acknowledgement page. All addendums will be uploaded to the same location as the Bid Request on The Woodlands Township website.

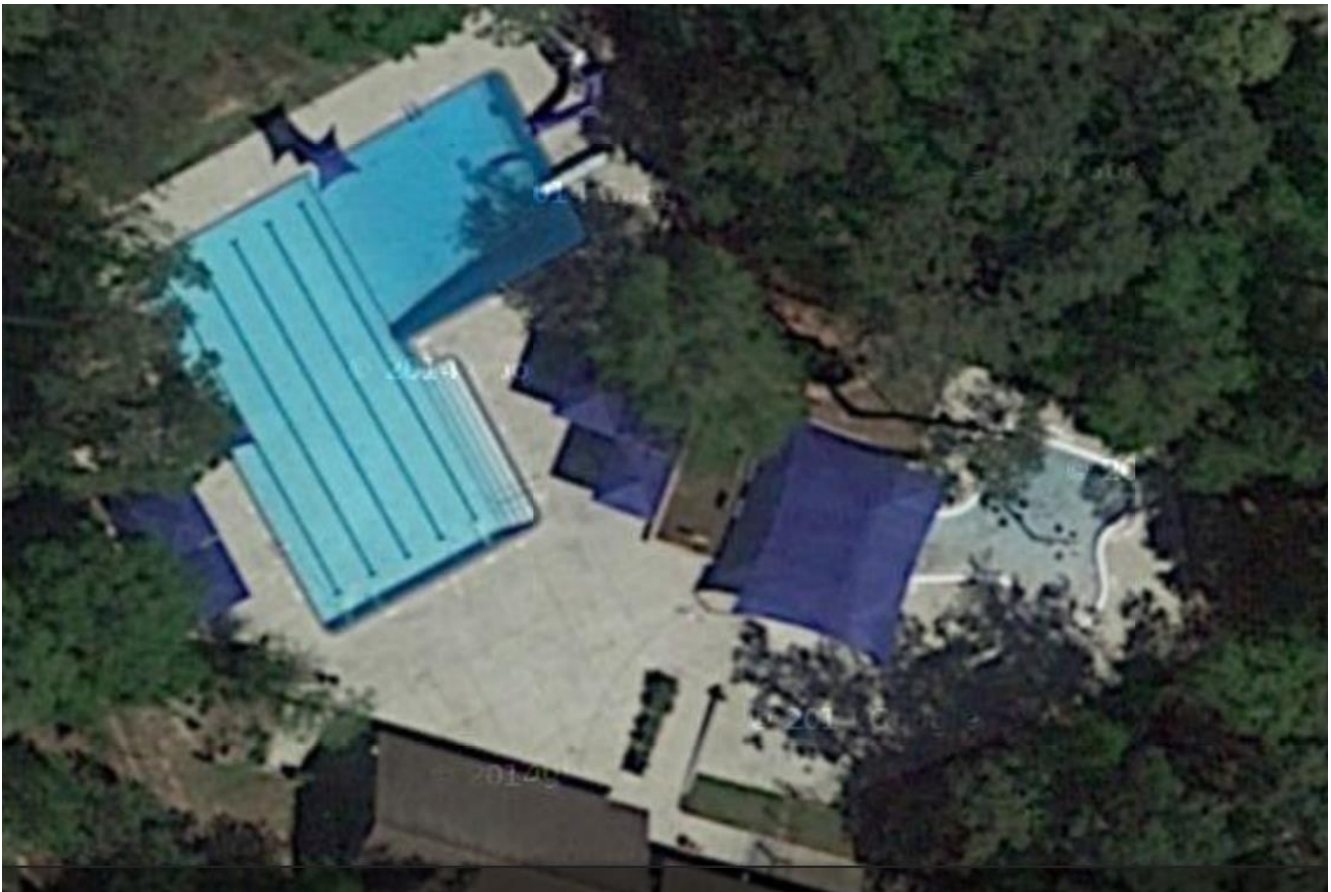
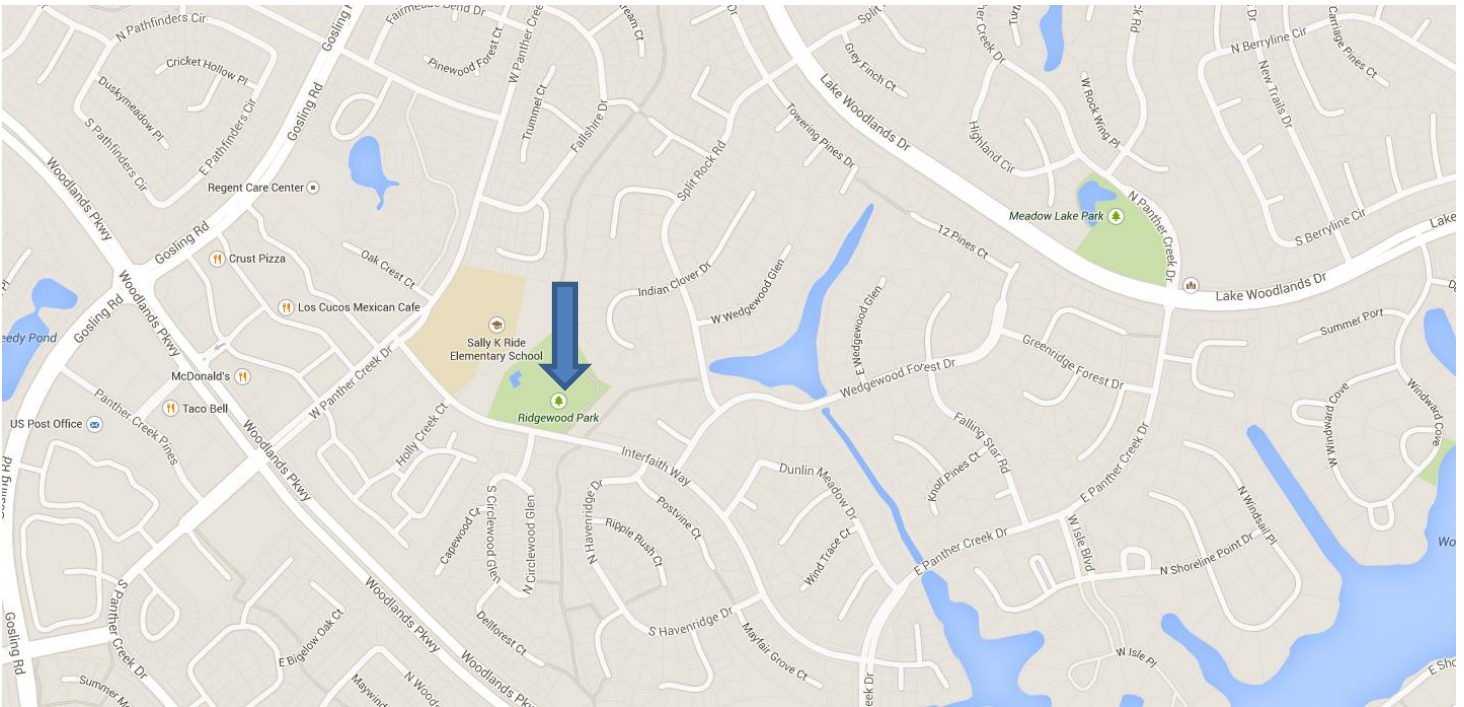
Falconwing
5610 Rush Haven Drive
The Woodlands, TX 77380



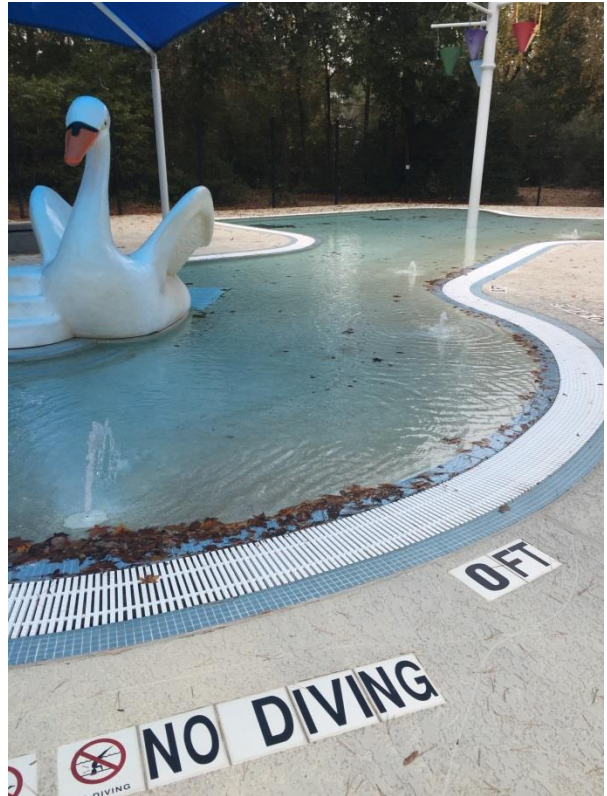
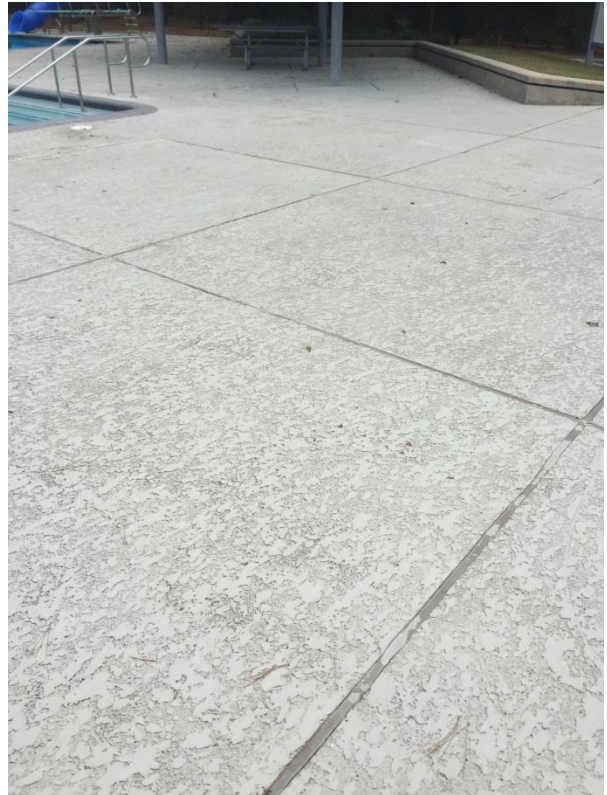
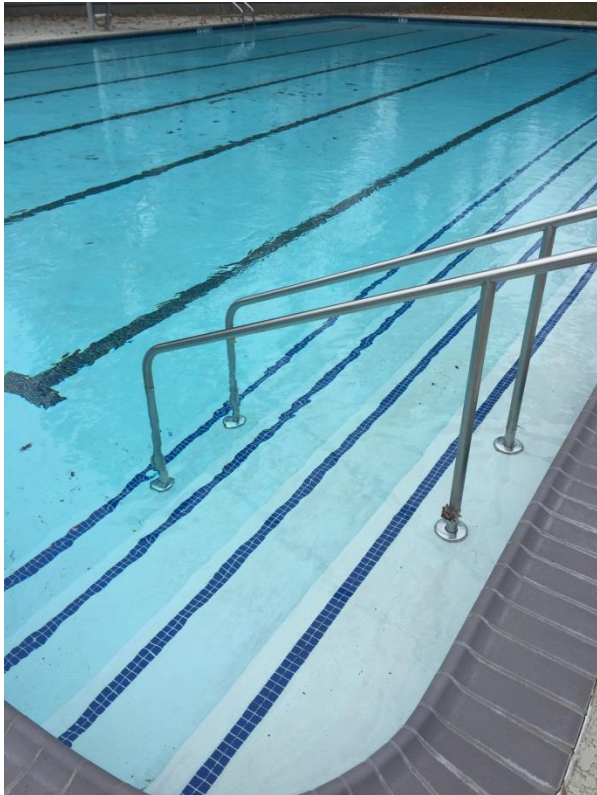
Falconwing Pool and Deck



Ridgewood
4192 Interfaith Way
The Woodlands, TX 77381



Ridgewood Pool and Deck



General Specifications and Acknowledgment:

Bidder shall complete every space in the Bidder Proposal column with either initials to indicate the item being bid is exactly as specified or a description to indicate any deviation of item being bid from the specifications.

Item #:	Description of Requirements:	Bidder's Initials or Proposal:
1	No taxes shall be included in the bid price since the Township is exempt from all sales tax. The Woodlands Township will provide selected vendor applicable proof of sales tax exemption.	
2	Contractor shall provide all equipment, labor, trucks, and material necessary to perform the required service. No equipment, material or personnel shall be provided by The Woodlands Township to Contractor.	
3	Contractor shall securely closed the facility each time it is left unattended for any period of time. This includes properly arming security alarms and closing and locking all gates and doors.	
4	Contractor will only work between 7:00am and 7:00pm Monday through Saturday, unless otherwise authorized by The Woodlands Townsihp	
5	Contractor shall behave and operate in an environmentally sound and professional way, as to not create damage or cause exposure by virtue of omission.	
6	At Contractor's own cost and expense, Contractor shall comply with all laws, ordinances, rules, and regulations of the federal, state and local and OSHA authorities and departments relating to or affecting the work hereunder, and shall secure and obtain any and all permits, licenses, certifications and consents as may be necessary in connection therewith.	
7	Contractor shall provide to The Woodlands Township proper and verifiable insurance as outlined in the bid document.	
8	In the event of any discrepancy in service, this agreement may be terminated by The Woodlands Township with a thirty (30) day written notice. At any time during this 30 day period, vendor may respond in writing as to the corrective measures to be taken. Continued like discrepancies will be cause for immediate cancellation.	
9	All measurements listed are approximates. Please see "Scope" above for details on confirming these measurements prior to submitting a formal bid proposal.	
10	Bids will be presented to The Woodlands Township Board of Directors at the regularly scheduled January Board Meeting for review and approval at that time. The subsequent work start date would then need to be in time to reasonably ensure job completion by April 6 th so as not to interfere with the proposed 2015 Pool Schedule at either facility. First users at both Falconwing and Ridgewood are expected by April 27 th .	
11	Motivation for replastering and deck refurbishment is routine, cyclical updating of the facilities due to normal aging as well as isolated spots in the pools and decks that need specific attention. Both facilities are in relatively good repair, so this is not a bid request for full plaster strip work in the pools nor should it be necessary to completely strip and re-apply deck coating nor blindly replace all expansion joint materials. Falconwing has at most two layers of plaster and one layer of deck coating at present, although repairs to bleeding rebar will be needed, as pictured. Ridgewood has only one layer of plaster and one layer of deck coating at present. As mentioned above, a walkthrough of each facility will highlight the needs at each location prior to bidding.	

Pool Replaster:		
12	All work should be done in accordance with guidelines set forth by the National Plasterers Council. (www.npconline.org)	
13	Double saw cut around all perimeter tile, lights, returns, lane line anchors, main drains, touch pads, play structure feature anchors, etc.	
14	V-cut all cracks back by saw cutting back to structural soundness and add an appropriate and approved epoxy.	
15	All areas in the pool shell where rust is apparent due to rebar bleeding into the plaster should be cut vertically down a minimum of two (2) inches into the gunite and horizontally out a minimum of six (6) inches in all directions, and if the offending rebar cannot be removed then an appropriate and approved epoxy sealant should be applied to the rebar to prevent future staining prior to re-filling the hole and leveling the area with matching grade materials or better. Bid should include at least 20 square feet of such work and materials per pool.	
16	Remove and replace all damaged water line tiles, t-tiles and racing line tiles (replacing only the tiles that are damaged or need to be replaced as described below in relation to code compliance). Contractor is responsible to report any problems with water line tiles, t-tiles and racing line tiles prior to beginning plaster work - including chipping and etching. Owner is not responsible for tiles broken during the chipping or etching process.	
17	Remove all non-compliant toe tiles on steps and replace with 2" toe tiles on all steps to comply with the <i>Texas Department of Health – Texas Department of Health Standards for Swimming Pools and Spas</i> stipulations for <i>Class B Pools</i> . Any compliant and non-broken 2" toe tiles may be left in place.	
18	Replace all damaged pool depth marking tiles with tiles approved by the <i>Texas Department of Health Standards for Swimming Pools and Spas</i> for <i>Class B Pools</i> as they relate to the depth in feet and inches.	
19	Add new tiles and/or relocate current tiles to ensure compliance with the <i>Texas Department of Health Standards for Swimming Pools and Spas</i> , for <i>Class B Pools</i> .	
20	Identify, remove, and fill all hollow spots in existing plaster and chip necessary areas to ensure proper bonding with underlying material.	
21	Acid wash pool plaster surface with 20 Baum muriatic acid twice to ensure proper cleaning and etching, including walls and stairs.	
22	Apply a layer of <i>Bond Kote</i> or equal product with roller per manufacturers specifications.	
23	Re-grout all tile, skimmers, and coping stones as needed with an appropriate and approved product matching in grade and consistency to the existing grout, or better.	
24	Plaster pool (mix 6-bag white cement to a 7-bag white marble with no more than 1% calcium) in one monolithically poured application [one work day] per body to a minimum of 3/8" to 1/2" in thickness, trowled to a smooth finish.	
25	Reinstall original main drain covers, skimmer baskets, and return jet covers back in place and angle returns appropriately for cure-phase maintenance. Owner will have confirmed all baskets, screws and covers are present and in working order before the project is started, and Contractor is responsible to report any problems with broken baskets, return jet covers, main drain covers, gutter covers, hardware, or frames prior to beginning plaster work - including chipping and etching.	
26	Contractor will re-fill pool with water (The Woodlands Township supply), and then properly balance the water and care for new plaster for a minimum of 14 days in accordance with guidelines set forth by the National Plasterers Council's "Swimming Pool Start-Up Procedures" document.	
27	Contractor shall provide a five (5) year warranty (materials and workmanship) against discoloration due to mixture inconsistencies and plaster delaminating from the subsurface.	

28	Contractor will clean up the pool area of any and all construction debris and legally dispose of it at the Contractor's cost. Final walkthrough will include inspection of pool area for project debris.	
Pool Deck Refurbishment:		
29	Contractor will install barriers to reasonably prevent debris from entering the pool or covering the railings or other fixtures such as guard stands and shade structures during the deck refurbishment process.	
30	Contractor must effectively scarify all existing pool deck coating safely and without damage to the existing slabs.	
31	Contractor will clean deck areas and pressure wash thoroughly before installation of new material.	
32	Contractor will properly prepare and float any repaired deck surface with matching grade materials or better. 'Properly prepare' should include allowing sufficient time for new cement to cure before applying new coating materials.	
33	Contractor will treat all cracked areas by grinding or v-cutting the cracks to structural soundness and applying an appropriate and approved epoxy crack treatment application, applied professionally according to manufacturers' specifications.	
34	All areas on the deck where rust is apparent due to rebar bleeding through the cement and deck coating materials should be cut vertically down a minimum of two (2) inches into the concrete and horizontally out a minimum of six (6) inches in all directions, and if the offending rebar cannot be removed an appropriate and approved epoxy sealant should be applied to the rebar to prevent future staining prior to re-filling the hole and leveling the area with matching grade materials or better. Bid should include at least 20 square feet of such work and materials per deck.	
35	Add new deck tiles and/or relocate current tiles as needed to ensure compliance with the <i>Texas Department of Health Standards for Swimming Pools and Spas for Class B Pools</i> .	
36	Contractor will apply textured pool deck coating 3/16" minimum thickness over the pool deck. Textured pool deck coating is a colored concrete resurfacing material made of cement, silica sands, and acrylic bonding agents or equal product.	
37	Apply color seal coats as selected by The Woodlands Township from available colors, copying current patterns and coloring on the entire pool deck. Deck coating should also be applied to the coping stones at Falconwing but not at Ridgewood, breezeways and hallways at both facilities extending to front gates, and areas behind front desks but not inside bathrooms.	
38	Inspect all expansion joints in the pool deck for defects and replace as necessary with <i>Deck-O-Seal</i> or equal product that has been mixed to match the deck color. To avoid obvious seams, sections of material that are defective should be replaced along the length of a joint to a reasonable stopping point (such as the nearest intersection) in both directions. Expansion joint material should have any non-skid material mixed into the sealant when wet rather than laid on top during or after the drying process, unless otherwise agreed. Bid should include costs for at least 10% of the total expansion joint length for replacement (105 feet of such work and materials at the Falconwing facility and at least 200 feet at the Ridgewood facility).	
39	Contractor shall provide a five (5) year warranty (materials and workmanship) against chipping, flaking, and peeling.	
40	Contractor will clean up the pool area of any and all construction debris and legally dispose of it at the Contractor's cost. Final walkthrough will include an inspection of the pool area for project debris with a specific eye towards overspray of deck coating material onto plaster or deck tiles/equipment that have been covered with, or damaged by, new coating material.	

General Specifications and Acknowledgment, continued:

Date

Name (please print)

Title

Company

Email Address

Addendum Acknowledgement:

Please sign to indicate that you received the addenda by signing your name along with the date received.

Addenda #1: _____

Addenda #2: _____

Addenda #3: _____

Addenda #4: _____

Bid Tabulation Form:

Projects A, B, and C may be awarded separately, jointly, or not awarded at all. The Township's preference is to award all work as stated above at both facilities and to have a single vendor for all Projects wherever feasible.

Item:	Per Square Foot/ Unit Prices	Project Bid Amount	Days to Complete
Project A –Pool Replaster ONLY (Falconwing and Ridgewood)		<u>Falconwing Pool</u>	<u>FW</u>
Plaster, per Square Foot			
Water Line Depth Marker Inlays, New, Per Tile			
Other Water Line Tile Inlays, New, Per Tile		<u>Ridgewood Pool</u>	<u>RW</u>
Toe Tile Inlays, Per Square Foot			
Racing Line or Demarcation Tile Inlays, New, Per Tile			
Repairs as Described in Item #15, per Square Foot			
Project B –Deck Refurbishment ONLY (Falconwing and Ridgewood)	Per Square Foot/ Unit Prices	<u>Falconwing Pool</u>	<u>FW</u>
Deck Coating, per Square Foot			
Depth Marker or 'No Diving' Related Inlays, New, Per Tile			
Repairs as Described in Item #34, per Square Foot		<u>Ridgewood Pool</u>	<u>RW</u>
Expansion Joint Replacement, Pool Perimeter, per Square Foot			
Expansion Joint Replacement, Main Deck Areas, per Square Foot			
		Project Bid Amount	Days to Complete
Project C – Pool Replaster AND Deck Refurbishment (Falconwing and Ridgewood)		<u>Falconwing Pool</u>	<u>FW</u>
		<u>Ridgewood Pool</u>	<u>RW</u>

I, _____, certify that this bid is made without prior understanding, agreement or connection with any corporation, firm, or person submitting a bid for the same materials, supplies or equipment and is in all respects fair and without collusion of fraud. I agree to abide by all conditions of this bid and certify that I am authorized to sign this bid for the bidder.

Signature

_____/_____/_____
Date

Title

Company

Insurance Requirement:

Vendor agrees to maintain and require its subcontractors to maintain at all times the following coverage at no less than the limits indicated:

Worker's Compensation Insurance	-	Statutory
Employers Liability	-	\$100,000
Automobile Liability (Including Owned and Non-Owned autos)		
Bodily Injury	-	\$250,000 each person
	-	\$500,000 each occurrence
Property Damage	-	\$100,000 each occurrence
Commercial General Liability		
Combined Single Limits for Bodily Injury and Property Damage:		
Each occurrence for premises/operations:		
Broad form CGL liability coverage	-	\$1,000,000
Products/ Operations aggregate	-	\$1,000,000
Advertising Injury	-	\$1,000,000
General Aggregate	-	\$2,000,000
Umbrella Liability		
	-	\$1,000,000 each occurrence
	-	\$1,000,000 annual aggregate
	-	\$25,000 self insured retention

Vendor's coverage must be written on an Occurrence (not claims made) basis with companies acceptable to The Woodlands Township, must stipulate that no take-out endorsements are included on the General Liability policy, and each policy providing coverage hereunder shall contain provisions that no cancellation or material reduction in coverage in the policy shall become effective except upon thirty (30) days prior written notice thereof to The Woodlands Township shall be named as additional insured with respect to liability imposed upon it resulting from the performance of Work under this Agreement. There shall be no right of subrogation against The Woodlands Township and this waiver of subrogation shall be endorsed upon the policies. Prior to the commencement of performance of the Work, Vendor shall furnish certificates which shall identify The Woodlands Township to The Woodlands Township in duplicate, evidencing compliance with all requirements herein. The limits of such insurance shall in no way be construed as limiting Vendor's obligation to completely defend, indemnify and hold harmless The Woodlands Township.

References:

Please provide information from three (3) references:

1. Agency/Company: _____

Contact Name: _____

Contact Phone: _____

Product(s)/Service(s) Provided: _____

2. Agency/Company: _____

Contact Name: _____

Contact Phone: _____

Product(s)/Service(s) Provided: _____

3. Agency/Company: _____

Contact Name: _____

Contact Phone: _____

Product(s)/Service(s) Provided: _____

Subcontractors and Proposed Products List:

Subcontractor(s) to be utilized for **Replaster Project**:

Brand and type of product(s) to be applied for **Replaster Project**, subject to written Township approval:

Subcontractor(s) to be utilized for **Deck Refurbishment Project**:

Brand and type of product(s) to be applied for **Deck Refurbishment Project**, subject to written Township approval:

Statement Of Company Qualifications:

Date submitted: _____

All questions must be answered and the data given must be clear and comprehensive.

This statement must be notarized. If necessary, questions may be answered on separate attached sheets.

The company may submit any additional information that is pertinent.

1. Name of Company: _____
2. Permanent main office address: _____
3. If a corporation, where incorporated: _____
4. How many years have you been engaged in the pool plaster and/or pool decking business? Under what firm or trade names and how long under each?

5. Name(s) of any Company principles, foremen, or sub-contractor(s) that will have involvement in this project who are current and active members of the National Plasterers Council (www.npconline.org), and the nature and years of their involvement:

6. Contracts on hand (show gross dollar amount of each contract and the anticipated date of completion):

7. Are you licensed as a Contractor in the State of Texas?
Yes_____ No_____ If "Yes", please provide Contractor Number(s)?

8. General character of work performed by your firm: _____
9. Has your firm ever failed to complete any work awarded to you?
Yes_____ No_____ If "Yes", where and why?

10. Has your firm ever defaulted on a contract?

Yes____ No____ If "Yes", where and why?

11. List five (5) projects of similar size and scope:

	Firm Name	Contract Value	Contact Information
1.	_____	_____	_____
2.	_____	_____	_____
3.	_____	_____	_____
4.	_____	_____	_____
5.	_____	_____	_____

12. Are any lawsuits pending against you or your firm at this time?

Yes____ No____ If "Yes", details must be provided.

13. Have any charges been filed against you or your firm or the bidding entity with the Texas Office of Contract Compliance, the Equal Opportunity Commission, the State of Texas Civil Rights Commission, or any other similarly constituted entity charges by any state or local government with the enforcement of anti-discrimination legislation or regulations?

Yes____ No____ If "Yes", details must be provided.

14. The undersigned hereby authorizes and requests any person, firm, or corporation to furnish any information requested by The Woodlands Township in verification of the recitals comprising this Statement of Firm Qualifications.

Dated at _____, this____ day of _____, 20_____.

(Name of Bidder)

By: _____
(Signature)

Title: _____